

MINUTES
ZONING COMMISSION
CITY OF ZACHARY

Monday, December 02, 2024,

6:00 PM

A. CALL TO ORDER

Commissioner Slaughter called the meeting to order at 6:04 p.m., on Monday, December 02, 2024, at the Zachary City Hall located at 4700 Main Street, Zachary, LA.

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation by Commissioner Slaughter

Pledge of Allegiance by Commissioner Slaughter

C. OPENING PROCEEDURES

1. ROLL CALL

MEMBERS PRESENT

Mindy Slaughter

Christina Price

Thomas Scott

James Peay

Jason Floyd

Tommy Womack

ABSENT

Christi Murphy

2. READING OF CITY POLICY RELATIVE TO OPEN MEETINGS

An opportunity for public comment shall be observed before a vote is taken on any agenda item. Once recognized by the presiding officer, the person afforded the floor, shall identify the agenda item upon which he or she wishes to provide comment and shall limit his or her comments to matters that are strictly relevant to that agenda item. Commentary shall not exceed three (3) minutes per person. No dialogue between Planning and Zoning board members and the public shall be permitted at these meetings, except to clarify the nature of questions and/or comments. The presiding officer reserves the right to limit and/or terminate any commentary when deemed necessary or outside of public decorum.

3. CHANGES/ADDITIONS TO THE AGENDA

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Womack

To approve to amend the agenda to remove G1A from the consent agenda and place it on the regular agenda.

YEAS: Slaughter, Price, Scott, Peay, Floyd, Womack

NAYS: None

ABSENT: Murphy

ABSTAINED: None

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D. READING OF THE MINUTES

1. Approval of minutes of the November 04, 2024, meeting, and approve them as written.

The motion was made by Commissioner Scott

The motion was seconded by Commissioner Price

To approve the minutes of the November 04, 2024, meeting, and approve them as written.

YEAS: Slaughter, Price, Scott, Peay, Floyd, Womack

NAYS: None

ABSENT: Murphy

ABSTAINED: None

E. PRESENTATION OF DELEGATON

F. ANNOUNCEMENTS

G. ZONING

The consent agenda consists of items with no outstanding issues that do not require plan amendments, text amendments, variances, or waivers. Consent agenda items may be approved with a single motion without a public hearing, **UNLESS** removed from the consent agenda and placed in the regular agenda order.

Items placed on the Consent Agenda by the Planning & Zoning Staff will not have time allocated for speaking, **UNLESS** there is a member of the Planning & Zoning Commission of the public at the meeting who wishes to speak on the item. In such cases, the item will be removed from the consent agenda and placed in the regular agenda order for discussion.

Commissioner Scott left the meeting at 6:33 p.m. for a family emergency.

1. **Consent Agenda**

- a. **RZ-5-24 (5912 Main Street)** — To rezone Lot A-2 from Neighborhood Commercial (CN) to Urban Center (UC), on property located at 5912 Main Street, Zachary, La 70791.

Commissioner Slaughter opened the PUBLIC HEARING AT 6:09 P.M. The engineer for Southbound Development Group, Inc. was present to speak in favor of the rezone. Andria Nicker, an employee from Hood Dental, was present to speak against the rezone. There being no one else to speak in favor or against the rezone Commissioner Slaughter closed the PUBLIC HEARING at 6:27 p.m. Commissioner Slaughter reopened the public hearing at 6:28 p.m. and closed it at 6:31 p.m.

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Womack

To deny **RZ-5-24 (5912 Main Street)** — To rezone Lot A-2 from Neighborhood Commercial (CN) to Urban Center (UC), on property located at 5912 Main Street, Zachary, La 70791.

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YEAS: Slaughter, Womack
NAYS: Peay, Floyd, Price
ABSENT: Scott, Murphy
ABSTAINED: None

A second motion was made as follows:

The motion was made by Commissioner Floyd

The motion was seconded by Commissioner Price

To approve a **RZ-5-24 (5912 Main Street)** — To rezone Lot A-2 from Neighborhood Commercial (CN) to Urban Center (UC), on property located at 5912 Main Street, Zachary, La 70791.

YEAS: Floyd, Price, Peay
NAYS: Slaughter, Womack
ABSENT: Scott, Murphy

2. Old Business

3. New Business

- a. **ZOI — CS-16-24 J.W. Browning Property** — Proposed flag lot subdivision of Tracts B-1-A-1-A-2, B-1-A-1-B & B-1-A-1-C into Tracts B-1-A-1-B-1, B-1-A-1-C-1, B-1-A-1-A-2-A, B-1-A-1-A-2-B & B-1-A-1-A-2-C of the J.W. Browning Property, on property located north of Mount Pleasant-Zachary Road and east of Samuels Road at 20440, 20430 & 20414 Samuels Road, Zachary, La 70791.

The motion was made by Commissioner Slaughter

The motion was seconded by Commissioner Floyd

To approve a recommendation of no objection for a **ZOI — CS-16-24 J.W. Browning Property** — Proposed flag lot subdivision of Tracts B-1-A-1-A-2, B-1-A-1-B & B-1-A-1-C into Tracts B-1-A-1-B-1, B-1-A-1-C-1, B-1-A-1-A-2-A, B-1-A-1-A-2-B & B-1-A-1-A-2-C of the J.W. Browning Property, on property located north of Mount Pleasant-Zachary Road and east of Samuels Road at 20440, 20430 & 20414 Samuels Road, Zachary, La 70791.

YEAS: Slaughter, Price, Scott, Peay, Floyd, Womack, Murphy
NAYS: None
ABSENT: Scott, Murphy
ABSTAINED: None

H. REPORT OF THE CITY PLANNER

I. REPORT OF THE CHAIRMAN

J. ADJOURNMENT

The meeting was adjourned at 6:38 p.m.

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Dana LeJeune Recording Secretary

Minday Slaughter - Chairman